

# Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: \_\_\_\_\_

Project Title: Rezone Application No. PLN2019-0108 - Price Honda of Turlock

Lead Agency: Stanislaus County

Contact Name: Jeremy Ballard, Associate Planner

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Project Location: Keyes Stanislaus  
*City* *County*

Project Description (Proposed actions, location, and/or consequences).

Request to rezone a 5.94-acre parcel from expired P-D 209 to a new Planned Development for an auto dealership in two phases. Phase 1 will include the construction of a two-story 29,300 square foot building that will include a showroom, offices, parts storage, and service areas. Additionally, Phase 1 proposes to construct a 2,048-square foot outdoor service canopy and a 1,500-square building for auto detailing. The detail building will be used by both the proposed dealership and the existing Ford dealership adjacent to the project site. Phase 1 will also develop the site with 315 parking stalls for sales inventory, customer and employee parking, and perimeter landscaping. Phase 2 will include construction of a 2,100-square foot expansion to the outdoor service canopy and a 3,375-square foot expansion to the service bay. The project is proposed to be served by the City of Turlock for public water and sanitary sewer through an Out of Boundary Service agreement. The applicant anticipates 24 employees on a maximum shift, with up to 35 customers estimated per day, and one truck trip per day. The hours of operation are proposed as Monday through Saturday 7:00 a.m. to 8:00 p.m., and Sunday 10:00 a.m. to 6:00 p.m.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

Unknown yet

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

Unknown yet

Provide a list of the responsible or trustee agencies for the project.

Caltrans  
City of Turlock